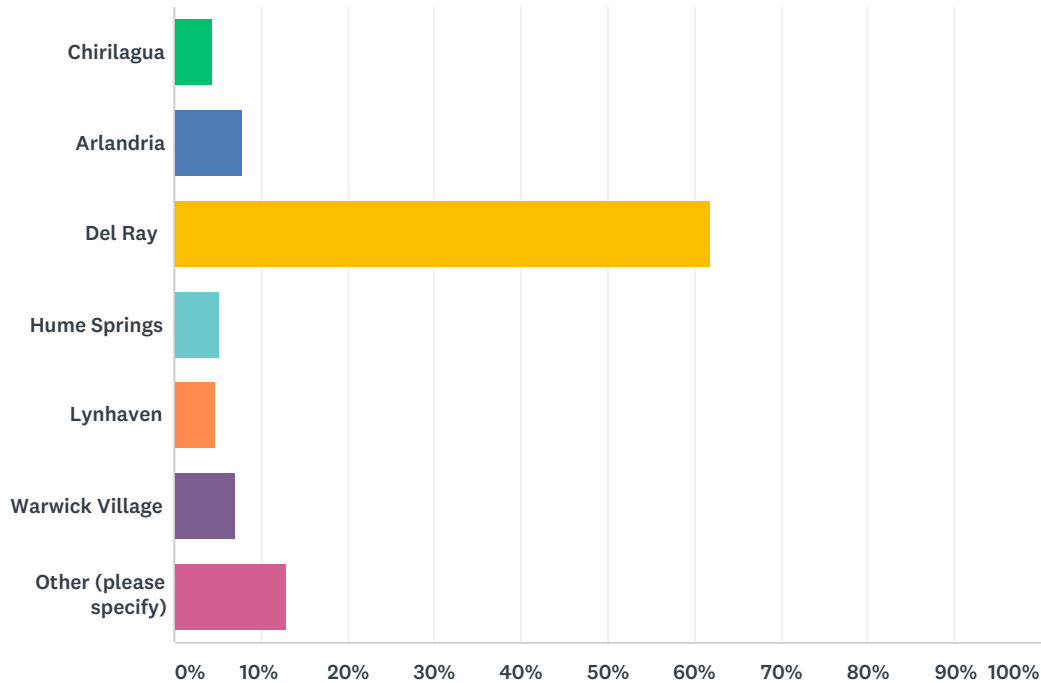


Q1 Which of the following place names best represents your neighborhood?

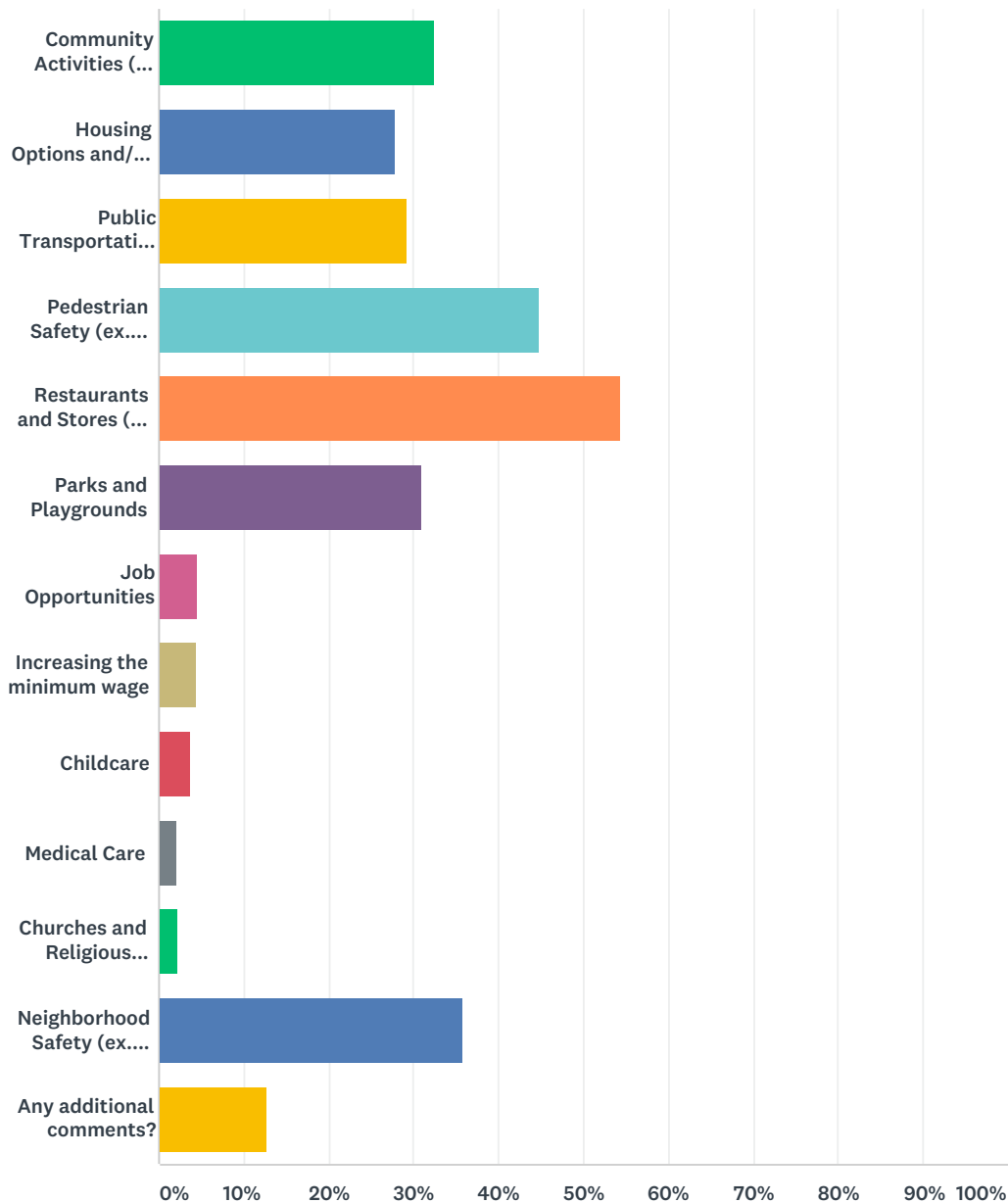
Answered: 624 Skipped: 0



ANSWER CHOICES	RESPONSES	
Chirilagua	4.33%	27
Arlandria	8.01%	50
Del Ray	61.86%	386
Hume Springs	5.29%	33
Lynhaven	4.81%	30
Warwick Village	7.21%	45
Other (please specify)	12.98%	81
Total Respondents: 624		

Q2 What are the top 3 things most important to you and your family in your neighborhood?

Answered: 624 Skipped: 0



ANSWER CHOICES	RESPONSES	
Community Activities (ex. festivals, sports leagues, rec center programming)	32.37%	202
Housing Options and/or Affordability	27.72%	173
Public Transportation (ex. buses and bus shelters, bikes, sidewalks, scooters)	29.33%	183
Pedestrian Safety (ex. well-lit sidewalks, crosswalks, handicap ramps, speed limits)	44.87%	280
Restaurants and Stores (ex. markets, grocery stores)	54.49%	340

Arlandria & Del Ray Plans Update

Parks and Playgrounds	30.93%	193
Job Opportunities	4.65%	29
Increasing the minimum wage	4.33%	27
Childcare	3.69%	23
Medical Care	2.08%	13
Churches and Religious Organizations	2.24%	14
Neighborhood Safety (ex. crime prevention, emergency services)	35.74%	223
Any additional comments?	12.82%	80
Total Respondents: 624		

Q3 What are the top 2 things you love about your neighborhood?

Answered: 557 Skipped: 67

Q3 What are the top 2 things you love about your neighborhood? (Open-Ended Response)

- Changes exhibits at Del Ray Artisans and the ability to walk to restaurants
- The fact that it is quaint and not overrun by development and giant condo buildings
- The small town scale and historic character
- Walkability and quaint old town feel on Main Ave (Mt Vernon)
- Fun, funky, and very walkable!
- Quiet and walkable
- Restaurants and Shops, Community Festivals
- walkable, small town feel.
- Restaurants within walking distance and small town/community feeling on the Avenue.
- character of old houses
- Walkability. Charm.
- People Convenience
- Location, walkability to services
- Access to parks and hiking trails, access to public transportation.
- walkability, and amenities
- Mix of apartments, depletes and single family. Lack of chain stores
- sense of community. It's quiet
- walkability and small town charm
- I can walk to everything I want/need
- walkable, diverse businesses
- architecture and scale, good friends and neighbors
- it's walkable
- sense of community, easy walkable access
- community feel and events
- The people, the legacy
- the people and the park at the four Mile Run
- walkability, community
- walkability of everything, community involvement
- walkability, restaurants and businesses
- community involvement, walkability
- Latin flavor, parks
- variety of business on Mt. Vernon Ave, community events
- neighbors
- sense of community. Feels like a small town
- walking to restaurants
- walkability, small town feel
- community, walkability
- sense of community and walkability
- not having to sit into my car, access to trails, metro and multiple routes. Love the parks
- community events, tranquility, environment
- people, community, shops
- Proximity to DC/Shopping, etc.
- location and parks

- Family friendly, walkable.
- safe
- small town feel, restaurants and shops
- Pedestrian slam development, convenient to places I go to.
- everyone is so friendly lots of things to do
- Walkability Community spirit
- So many great shops and restaurants in walking distance; small town feel with easy commute to DC
- Community spirit, walkability
- Metro rail accessibility Main Street feel on Mt Vernon
- Walkability to restaurants, library, post office and metro.
- DelRay has quiet spots, parks, and is easy to walk and use public transportation. Crime is very low and the fire house is right across the street.
- great sense of community
- love the events
- love it
- location, community
- shops and events
- great neighborhood
- love the community
- bus system is great
- walkability, sense of community
- great stores
- walkability, boutiques and shops
- boutique stores and restaurants
- public transportation is great
- Del Ray shops
- love the community
- walkability
- love this community
- great community events
- Come to Del Ray from Arlandria for the farmers market
- love the community feel
- it's an inclusive community
- love the trees and parks
- dog parks and restaurants
- love the restaurants
- walkable and parks
- The atmosphere is great
- love people and the events
- Great amenities and the rec center
- everything is here
- it's walkable
- Dog friendly, sense of community
- Active people taking advantage of a strong business on the area, close to DC but feels like small town

- Ability to walk around, sense of community.
- small town feel. Walkability.
- walkability, safe. The neighborhood overall is great.
- walkability, community.
- walkable
- love all the dogs. The dog park
- Walk ability, events
- the small town feel, community events
- walkability, diversity
- Local community. Small business owners who truly love what they do!
- Walkability Liberal attitude
- Hometown feel No big developments
- Small town atmosphere Proximity of stores, restaurants, laundry
- Walkability, friendly people
- Walkability, location, dog friendliness
- Ethnic, racial & economic diversity; walkability
- The friendliness and walkability Of the neighborhood.
- The neighborhood feel and safety. Being able to walk to get a bite to eat or have coffee.
- the diversity look and feel/ethnicity/socio-economic -- essential to who we are! continuity -- no one seems to want to leave
- Walkability, unique retail and restaurants
- Access to grocery store, neighborhood parks and the walking accessible areas
- Walkability and friendly neighbors
- Family-centric design and attitude; Small business focus (no chain stores!)
- Mt. Vernon Ave restaurants and shops. Walkability.
- Walkability Quiet
- Walkability, diversity
- Walkability Restaurants & nearby businesses
- Caring, close knit people. Feels like a small town within the city.
- Restaurants and small town community feel
- Walkable
- The small businesses and restaurants
- Walk ability and diversity
- Walkability Small-town feel
- Community activities Family friendly
- Community, small-town feel (small businesses, community activities, etc.) b. Close to work in DC and other major commercial centers
- walkability with a small town feel, inclusiveness from friendly neighbors. Local shops and restaurants
- Friendly and walkable
- Community feel, local businesses
- -Friendly community activities. -Facilities for kids ie. playgrounds, library, kids' sports in cafes.
- The diversity of people, the neighborhood feel of both downtown Del Ray and Chirilagua
- walkability friendliness
- walkable to cafes and restaurants, safety

- It's homey and quaint. It resists the endless need to build and modernize. It's very pedestrian friendly.
- Walking the avenue - keeping viable restaurants and shops open!
- Walkability, small-town vibe
- The historic charm, the ease of walking to old town.
- Dog friendly Unique local businesses
- Neighbors; convenience/accessibility
- Proximity; quiet
- Close to DC and Old Town but not too busy.
- Community life Walkability
- Walking distance to everything Family amenities
- Walkability and sense of community
- Proximity to Washington, DC and National Airport. Craftsman architecture. Some neighbors are very neighborly.
- a diverse mix of families that have lived in the neighborhood for generations and new/young families moving; close to different types of grocery stores and shopping
- Not chain restaurants/shops
- Dual language program at MVCS. Walkability (to stores, parks, school, bus stops, metro, library...)
- Family friendly and walkable to restaurants and stores.
- Pedestrian-friendly (safe) and many services within walking distance of our home. We also love our local, dual language elementary school, Mt. Vernon Community School.
- Sense of community (diversity & welcomeness) &
- Walkability Lots of small shops and local businesses
- Restaurants and shops which are small businesses (not national chains), and the sense of community/ small town feel
- The sense of community, and the fact that you can walk to many stores, restaurants, services.
- Local stores Local restaurant
- Walkability to restaurants and shops; historic neighborhood with caring neighbors.
- Great neighbors A spin studio I can walk to.
- Walkability & Community Involvement
- I love the community in Del Ray, it has the feel of a small town while still being close to DC. I hope that doesn't change. I also love how friendly everyone is and all the spots on the ave.
- Walkability Community events
- Walk ability to many things Lots of activities like the Christmas tree lighting, Art on the Avenue
 - Community 2) Walkable access to amenities (grocery stores, restaurants, drug stores, etc.)
- I feel safe convenient (transportation, stores)
- Walkability and sociability
- Easy accessibility to Old Town, nice community
- Commercial businesses contained to Mt Vernon all within walking, and a very historic, charming residential neighborhood.
- Walkability; proximity to major bike trails
- The sense of community. A variety of small, local businesses.
- 1. The walkable small businesses that serve most needs 2. Small town community feel adjacent to a large city

- The character and historic aspects especially the look and feel of the Avenue Sense of community
- The diversity (in age, economic background, race, etc etc) The walkability
- Walkability Close to DC, Old Town, etc.
- Mt Vernon ave main Street Eugene Simpson park
- I love all the unique stores that give the neighborhood personality. I love how it feels like a little community, not just a suburb of DC.
- proximity to business districts and public transit 2) variety of housing types
- Locally owned shops. Neighborhood events
- Walkability - I can walk to the farmers market, yoga/Pilates, and lunch, and then buy cheese and frozen custard for hosting a dinner party, all on the same day! Neighborliness - people get to know each other and look out for each other, and are usually kind.
- sense of community; safe to walk around
- The small town character with independent shops and original homes and buildings (though the original homes are disappearing rapidly). Walkability.
- Walk ability and small town feel
- Walkability to shops, restaurants,etc Feeling of community through events such as the Halloween parade, tree lighting, bar crawls, etc
- The convenience of the independently owned businesses.
- Diversity of small businesses and ability to walk to so many different activities.
- The walkability and independent feel. By "independent" I mean the majority of stores/restaurants/businesses are small-biz. Not very many major chains.
- Small town, independent businesses and family friendly atmosphere
- The 'community' of neighbors helping each other out.
- It is eclectic and casual (not overplanned and plastic). It is full of independent businesses and not national chains.
- walkability, proximity to services, transportation and stores
- local shops and restaurants, arts and music activities
- walkability to stores and parks
- The community feel, ease of walking to restaurants, bars, and community activities.
- The walkability and the frequent community events.
- The people, and the walkability
- How walkable it is - although there is still room for improvement with crosswalks and crossing lights. My neighbors.
- The neighborly/friendly feel that is exemplified by farmers market, festivals, activities, etc. Love the walkability to groceries and restaurants.
- The diversity and simplicity.
- Location and my neighbors
- 1) Walkability and 2) Proximity to points of interest in and around Washington metro area.
- walk-ability and small town feel
- I love the sense of community and the love of dogs people share here. It feels like everyone can fit in here and find something, and I love that I can walk my dog so many places and it's always interesting.
- The wonderful sense of community
- Proximity to amenities - we can walk to everything we need. Community engagement - everyone knows each other and gets involved in making it a wonderful place to live.

- The events sponsored by the business community (Turkey Trot, First Thursdays, tree lighting, etc.); the walkability of the neighborhood
- Walkability and sense of community
- Walkability and restaurants
- Knowing your neighbors and local businesses
- People are friendly and lots of food and shopping options to walk to.
- Yes I would like the city planning department to prioritize families that live here. I am tired of developers and other connected people in the city using their connections to city staff to expedite permits and development. This is outreach corruption. Why doesn't the city have the city officials sign an ethics pledge everybody else in government everywhere must do this. Stop the corruption and the city manager should take responsibility by resigning
- Being able to walk to restaurants, bars and shops All the community events
- walkability and being so close to DC
 - Walkability 2. Safety
- Del Ray is a historic neighborhood with a quaint and unique vibe. It has a great main street that has ample local businesses and restaurants and a very active community scene.
- Walkability & events
- Long established, Alexandria neighborhood. Diversity and community are real.
- the historic charm and walkability
- Walkable & safe
- I love the small town feel of Del Ray and the community feel.
- The sense of community and investment everyone makes in it Walkability
- It's been my home for 20 years
- Walkability and proximity of basic stores, banks, service stations. The fact that it's a caring community
- walkability and diversity
- Historic community, walkability
- Small town feel Walkable to a variety of stores, as well as friends and neighbors homes
- I love the "small town" feel of the Del Ray neighborhood. People know each other and look out for each other. The area also has several nice public park spaces and dog parks and is in close proximity to the Metro.
- MVCS and its bilingual program Parks, playgrounds, and walk-ability.
- Quiet, proximity to Potomac Yards
- Sense of community is unmatched. Living in a walkable urban neighborhood in Alexandria and close to DC is winning the jackpot. It's the best place in the world for us! We LOVE it!!
- Family oriented even though I am a single person. The fact that there are many unique and not chain type establishments.
 - Walkability and transit - Retail and community services
- Eclecticism and Diversity
- sense of community safety
- community and walkability
- diversity and walkability
- Walkability and sense of community
- Walkability, variety of businesses
- restaurants/bars, shopping
- Everything is walkable

- People and proximity to fun stuff
- Character of neighborhood Walkability
- Strong Character, Diversity
- Culture
- Parks/Access to 395/trees
- Parks here. Also the amount of transportation options
- we are all very diverse, we share different cultures, we all care for each others
- It's funky Important things: E Street Cinema, More murals, leverage Arlandria history of live music, pharmacy, hardware store
- The ability of neighborhood kids to ride bikes on our residential streets because the city hasn't created bike lanes on major roads that push traffic onto my road.
- I loved it more before the onslaught of McMansions, high-rises and bikers everywhere one turns.
- Being an urban community but being enclosed in a cul-de-sac Having the nature reserve as my backyard
- Multicultural Casa chirilagua
- Diversity
- Being able to afford to live here
- My neighbors Four Mile Run parks
- Diversity Proximity to DC
- Safety and walkability
- It is hard to pick 3 for above question. Walkability/easy access to everything
- Parks/open space/green space Community Garden of Dale Street
- Diverse, ethnic, NOT Del Ray
- Stability and access to interesting and diverse shopping and dining
- Walking distance to 3 grocery stores & restaurants in Del Ray, and that the community is diverse
- Friendly, tree-lined streets
- Close knit, unique
- Close to a lot of amenities Walkable
- Neighbors. Access to everything from target to delray to trails to busses, etc
- Proximity to bike trails and dc, and walk ability
- The trees and the community feel if Del Ray.
- Community involvement and accessibility to amenities
- Great people Proximity to DC
- Community members and Our school
- Trees, eclectic shops
- Concerned citizens
- Walkability. Trees.
- The people and it used to be the lack of traffic
- people and location
- Neighbors. Greenery
- Community and proximity to so many services.
- Low crime and friendly neighbors
- Walkability and close to Del Ray restaurants and businesses.
- Biking and walking

- My neighbors!
- 1)Close to playgrounds 2) Close to restaurants
- Ability to walk to parks and stores. The people
- People are outside doing things
- Leaving it Reminder to work hard so we leave sooner for a low tax city
- diversity, close to everything
- restaurants, charm
- The wonderful sense of community....original owners and young families. JK Polk
- Location and community
- Diverse culture, MOM'S market
- Walkability and diversity (of things to do, people, housing options)
- Convenient
- Walking
- Restaurants and local businesses.
- I USED to love that it was easy to get in and out of my neighborhood!!!
- walkability variety
- Walking; mix of big stores and little restaurants
- Walkable and local business oriented.
- Walkability and home we've built for ourself
- Friendliness Community Spirit
- Community activities and walkability to restaurants, parks, schools, and libraries
- Near airport and good schools
- Community School Safe and welcoming places for families
- Four Mile Run Trail Convenient Shopping
- Community events Walkability
- Community Restaurants/playgrounds
- Community events
- Walkability to school, library, restaurants Sense of community
- Walkability and options for dining out
- Busses Proximity to grocery stores and other retailers
- Walkability and neighborhood amenities
- accessibility and neighbors
- 1) Access to many different VA enclaves - Shirlington and Crystal city by bike, Del Ray and Potomac yard by foot 2) Beautiful parks and open spaces
- Walkability, metro/public transit accessibility, separate bicycle lanes, various different people of all creeds/colors/backgrounds, parks/public spaces, the high volume of trees and nearby businesses (grocery stores, amenities, etc)
 - The people 2. The park access
- Walkability and diversity.
- Diversity and location (close to many things)
- walkability
- Commonwealth bike lane
- four mile run park and the farmers market
- Very walkable -- close to Del Ray. More restaurants opening up.
- Convenience and location
 - its location and easy accessibility

- The community
- Proximity to DC. Walkability
- Walkability Sense of community
- Friendly neighbors, walkable community
- My friendly neighbors and proximity to DC/airport/Old Town
- Walkability, feeling of community
- Single family housing Green space
- Community on Mt Vernon Ave Dog friendly areas
- Small town feel, walkable retail
- It really *feels* like a classic neighborhood, with independent shops and friendly neighbors. The variety of older and newer houses of different styles.
- it's convenient to walk, ethnic food
- public parks, restaurants
- it's friendly. Walkable.
- dog park. Walkability.
- community. Access to everything.
- walking ability. Restaurants.
- parks
- sense of community
- it's peaceful. Everything is close by.
- protecting among residents, good health care
- walkability, farmer market
- Love all the social activities, walking to stores and restaurants.
- places for dogs
- Love the sense of community
- having a dog park
- There always events happening, stores in walking distance.
- Love that there are restaurants and stores everywhere, just walking from home.
- The community feels like family.
- People like to give back to the community
- Child-friendly and cleanliness/low crime
- The neighborhood and community feel of the area. Location relative to DC.
- Friendly people. Stability of design & architecture.
- walkability and bikeability small town feel within major city
- knowing neighbors
- The proximity to Del Ray and Potomac Yards. 2) More affordable housing.
- Family and safety
- friendliness, location
- Diversity, access to amenities (shops, parks, etc.)
- That it still has that small town feel, although it is changing.
- Sense of community and walkability
- It was a safe place to live but moved to Rosecrest because of violence
- Walkability & diversity
- We are part of a community, not just a neighborhood and the old architecture and character of the homes.
- Community spirit and walkability

- It's a small town in a big city. Walkability
- Location Diversity
- Easy to walk-about; shops, restaurants, schools
- Historic character and walkability
- Walkability and local restaurants
- Walkability and sense of community
- Accessibility north to DC and South to Old Town. Walkability to Del Ray
- The feeling of community and goodwill and 2) the walkability and access to restaurants, shops, bars, etc.
- I love that Del Ray, and much of the East end of Alexandria, is a walkable community, filled with points to meet my neighbors, which include playgrounds, restaurants, and stores. If it turned into an overdeveloped, Crystal City-like neighborhood, I think we'd lose this friendly and personal quality. And there are great community events that bring us all together.
- It's walkable. It feels like a small town, not like a city.
- Events on Mt Vernon Ave, shops and restaurants
- ---That i know my neighbors --- diversity - i'm glad to see some people leave - the pot smokers, alcoholics but the gentrification has moved out hard working families who have been here for decades. Look at 147 Dale - if that isn't gentrification to the hilt, what is?
 - Moms Organic Market 2. Del Ray Tower
- The people and the dining/activity options.
- It's close in Don't have to use highways to get places.
- Walkability Many great playgrounds for kids
- The people are great!
- I like living in the Hume Springs cul-de-sac. We have direct access to the bike & walking paths, the wetlands, and nature reserve, without leaving our nook. They are part of our backyard, and they have some protection from the traffic congestion on Richmond Hwy and Mt Vernon Ave because they can't be used as short cut to break away from these gridlocks. It's like an undisturbed sanctuary for Hume Springs.
- Nice nature park. Quiet
- Location - we can get anywhere very quickly. Traffic is not yet unbearable. Character - it is still a neighborhood. This is changing, since Alexandria seems to be signing on to the regional trend of approving the construction of overpriced 600 sf 1 bedroom condo buildings that look the same everywhere.
- Safety Community feel
- Community, safety
- 1.The parks with their trails and green spaces. In particular, connections to regional bike trails. and 2. It's nice that there is a grocery store (Mom's) that is a pleasant walk for us in Hume Springs.
- Walkability to playgrounds, restaurants and stores. Fun events
- Restaurants and dogs
- Sense of community Walkability
- Diversity and community activities
- Walkable Community activity
- Diversity Walkability to nearby stores, shops
- Walkable shops, restaurants and activities. Del Ray community feel.
- walkability, access to restaurants/coffee shops

- Walkability and neighborhood dual language school
- walkability; restaurants
- 1. Green spaces/open parks/fields/community garden/wetland preserve/trails/environment/more dogs :) 2. The gentrification/transition which is bringing in more engaged community members/homeowners/cleaner streets, yardscaping, house updates etc. Overall beautification creating sense of pride in Hume Springs. The transition/gentrification of the area, resulting in cleaner streets, less loitering/smoking/shouting, more kept up house fronts/yards, less trash, more friendly engagement between neighbors, more participation in community association meetings.
- walkability, local businesses
- People, walkability
- Location and housing options
- My awesome neighbors. Being able to walk to things.
- Conveniently located to mass transit - buses, metro
- I love being close to and taking advantage of Four Mile Run Park, and seeing other people do the same. I love being in walking distance to MOMs and the commercial strip of Del Ray.
- walkability closeness to dc
- The 4-mile run bike path is amazing! I love the many parks that are accessible as well as the well lit streets.
- The diversity and sense of community with my fellow neighbors
- Easy trail access. Tucked away neighborhood but simple to get to del ray or dc.
- walkable and family-friendly
- knowing all my neighbors and how walkable everything is
- Walk-ability, small town feel
- The community events Walkability
- Walkability and community connectedness
 - Diversity 2- Unique shops and restaurants
- walkability, neighbors, being out and about
- The small town feel and friendliness of businesses and neighbors. I guess that's the same thing sort of
- Feeling of community
 - The Del Ray Shops and atmosphere 2. Old Town and the waterfront *Bonus: the bike path that runs from E. Braddock Road to Crystal City
- Stores are getting better/very walkable
- The neighborhood feeling, the integration with MVCS and the neighborhood shops. Also the walkability.
- Community feel and restaurants
- The community, walkable area, festivals and events, proximity to schools
- Sense of community Walk-ability
- The feeling of community where the neighborhood "buys in" and invests in itself. Mt. Vernon Ave shops and businesses.
- It is walkable, with the school, parks, library, playground, ball field, grocery, pharmacy and bars/restaurants are all right here. That cannot be beat
- The differences in the residents and the common core values of personal and community responsibility
- Walkability and sense of community

- Holmes run Trail
- The community activities and walkability
- It has a small town feel. Easy and convenient transportation options.
- Del Ray Community feel, walkable avenue shops.
- The proximity of stores/restaurants and small town, but urban feel.
- Close access to restaurants/stores/DC Sense of community
- Walkability, knowing my neighbors
- The sense of community and walkability
- Walkability Neighborhood events
- The small town meets city--I can walk to bars, restaurants and metro, like in a city, but I know every other person I see on that walk. I also appreciate the artsy vibe and tight community of the elementary schools.
- Farmers Market and walkability
- Walkability and livelyhood
- The parks and trees
- Festivals and parades
- The neighbors and it's small town feel
- Sense of community / small town feel
- "The Avenue" and ease of commuting
- Its walk-ability and the shops/restaurants
- Diversity and Inclusion of people from all over the world. This is the only neighborhood in Virginia for me. If I get priced out I will move to Baltimore.
- Great sense of community Walkable neighborhood
- Feeling of community with neighbors; uniqueness -- not a generic suburb
- I love the diversity, the energy and vibrancy of the community, and the walkability. I know that's more than 2.
- Community activities and local retail.
- It feels like a small town, right near the city. It's very small business focused - not overbuilt with chain stores and restaurants.
- Its increased vibrancy. The fact that it's walkable.
- Local nature of the businesses (not chains), and strong sense of community
- Walkability and sense of neighborhood
- Walk ability to restaurants and stores Easy access to Metro and buses
- Proximity to Old Town without being in Old town and a true neighborhood feel.
- Retail/restaurants, north end of Mount Vernon, preservation of character
- kids . very little crime
- Proximity to public transportation. 2. Amenities like locally-owned businesses and parks/playgrounds.
- Sense of community and walkability
- -The only affordable single family housing in the city, with enough space for a large family. - proximity to amenities: Adjacent parks, bike path, grocery, 2 libraries, highway access
 - ethnic diversity - urban landscape
- Community and Accessibility
- A feeling of community and comradeship amongst neighbors. Location to surrounding areas (many also walkable).
- Community events and neighbors

- walkability & proximity to green spaces
- Walkability to shopping and food. Fun community activities.
- The walkability to anything you need—stores, playgrounds, restaurants, pharmacy, car repair, YMCA, etc and the community offers wonderful events to bring neighbors and others together—Art on the Ave, farmers market, Christmas tree lighting, Halloween parade, etc
 - The ability to walk to schools, restaurants, stores (2) The community
- The small town community feel and small, local businesses
- People and location
- Walkability and local stores
- The people, local small businesses
- Walkability, transit options
- Pedestrian friendly.
- Sense of community. Location/accessibility
- Sense of community, walkability
 - The Central American neighbors, restaurants, and businesses. 2) 4 Mile Run Park
- The vicinity to DC
- Walkability
- The people/community Park
- Parks. Public transportation.
- Walkability, "small town feel"
- Great place for families. Del Ray is so walkable with playgrounds for kids as well as shops and restaurants.
- Proximity to DC. Craftsman architecture. Friendly neighbors.
- Walkability, residents
- Access, personality, potential
- safe feeling and feeling of a small town
- Walkability, amenities within walking distance
- Convenience and friendliness
- We love being able to walk to our church and school and also the strong sense of community in Del Ray
- Walkability, metro access
- the people/neighbors & the walkability
- Unique neighborhood culture, few corporate franchises
- Walkability And the things you can walk to (farmers market, library, school, restaurants)
- The diversity and the closeness to DC.
- I love its (unfortunately shrinking) diversity and eclectic, authentic architecture. I love the tight-knit community and the open spaces.
- Location and diversity
- the sense of community and walkability
- The people and the trees.
- Lots of families Clean place to live
- Trees Small town feel with in walking distance of anything I want
- Safe, quiet streets and community feel
- Family friendly; proximity to restaurants
- Walk-ability, local businesses, sense of community

- Walkability to restaurants Proximity to DC
- The shops and restaurants on Mt Vernon Ave and the events throughout the year
- Good neighbors, close to downtown DC for commutes.
- Sense of community, things to do
- Friendliness/sense of community and walkability
- The # of independent small business, as opposed to chain stores, and so far is retaining its small town feel.
- The community as a whole and the avenue.
- The walkability of the neighborhood 2. Mount Vernon Avenue
- Community involvement! Friendliness of citizens
- Small, privately owned businesses Walkability
- Close to everything
- community
- Walkability Neighborliness
- Proximity to DC and Arlington
- Love every body who lives around me. 2. Love how close we live to the park
- It's social, different people. 2. the night clubs
- The proximity to work and the architecture
- walkable, mixed use commercial-residential
- Four mile run park, cultural diversity
- It's walk-ability to shops/ stores and playgrounds. Many activities for our family, especially Warwick Pool!
- Walkability and knowing my neighbors. The latter is getting harder, though, as more young families move in, and could care very much less about getting to know the older folks who live in the area. Happily for us, we are gardeners, so that creates a time/place/way for us to connect with new neighbors as they go by.
- Good neighbors and quiet surroundings
- Walkable Neighbor network
- Being able to walk or bus to everything I need Sense of community
- diversity, walkability
- Location
- Diversity and walkability
- Location, neighbors.
- The old canopy trees and walkability
- I love that Lynhaven still feels like old Alexandria, with a mix of all kinds of people. I don't think it will stay that way much longer.
- the neighbors and safety
- Community feel, small businesses, schools, public spaces, mixed-income
- Walk-ability, neighborliness
- It's walkable and there are good shops and restaurants
- Walk ability Community
- The small town feel, but still being walkable to basic amenities so I don't have to get in my car every time I need or want something. Safety.
 - Proximity to shops and restaurants, (2) neighborhood diversity
- I love the community of Del Ray and its walkable small town "main street" vibe. I also love our collection of options for food - farmers market, restaurants, etc.

- It's walkability and proximity to Old Town, metros to get into DC, etc.
- walkability diversity (although this is less evident today)
- Walkability Close to established Multi-Use Trails
- sense of community walkability
- I love the walking path on Holmes Run Parkway. I love the library nearby.
- The walkability and the intermixing of retail and residential.
- Accessibility & dining options
- Walkability Diversity
- A diverse population Walkability which promotes connections among people
- Ability to walk to shops and close proximity to metro
- History Architecture Restaurants & shops
- Short walks to groceries, restaurants, farmer's markets, recreation, and other community features
- Walk ability. Access to playgrounds.
- Easy access to shops and restaurants Good environment for families
- Walkability Sense of Community/Place

Q4 What are the top 2 challenges facing your neighborhood?

Answered: 565 Skipped: 59

Q4 What are the top 2 challenges facing your neighborhood? (Open-Ended Response)

- Rising costs that are pushing out residents and businesses alike; but also the slow march towards transforming sweet, historic Del Ray from a vibrant neighborhood with food and shops (though it would be nice if there were more shops and if they could actually afford to stay open) to a high-priced DC commuter strip. Oh how I hate the condos popping up on Mount Vernon.
- Rental prices for businesses that are too expensive and the possibility that the neighborhood will be overrun by large development
- Developers, with the assent of the city, destroying buildings that contribute to the National Historic District. Speeding.
- McMansions replacing old houses with character, Neighborhood becoming less diverse
- Parking and expensive housing
- Increased traffic and construction
- Speeding Sidewalks needing repair
- traffic, the increasing water bill
- Development of condos and increasingly lack of affordable housing.
- increasing property values
- Redevelopment and high rents for businesses on Mt Vernon Ave that drives out small business and change what makes Del Ray unique and charming Traffic on the streets of Del Ray residential streets accessing route1. Because of the reconfiguration of Monroe Ave. streets Cars avoid monroe Ave and use residential streets that are very narrow. The streets are a death trap for pedestrians bc cars are flying through day and night.
- Parking Cost of Living (rent/real estate)
- pedestrian safety and awareness
- parking, trash items no collected properly
- housing
- Loss of affordable housing, need to control development as I don't want to be in Arlington).
- Amazon, unplanned growth
- traffic and parking
- housing availability, ped/bike safety.
- bad, unattractive and out of scale infill development, prices are so high they are resulting in limited diversity
- outcome of gentrification
- schools, and housing affordability
- affordable housing
- Empty storefronts, housing options and affordability
- more diverse retail
- safety
- streets congestion and visibility. Preventing too much density
- scooters (use and storage), traffic
- Affordability, pedestrian safety
- Affordability, protecting diversity.
- Business competitiveness (special retail). Affordable housing.
- parking and parking non-enforcement
- We need more paved trails and job opportunities
- need more street trees

- educational options
- traffic, empty retail buildings
- need bike lanes, crosswalks
- Affordable housing, and pedestrian safety.
- pedestrian safety, housing affordability
- affordable housing, child care
- housing affordability, schools
- Housing affordability
- affordability of housing and cleanliness
- Finding larger, walkable trails, housing affordability
- people to be respectful
- housing is too expensive. We need job security and medical care.
- access to green space, traffic
- Degradation of historic building stock. Lack of aging in place and zoning restriction
- bridge across 4 mile run to Arlington (at Giant) is needed. more parks on west side of Mt. Vernon
- Things getting too upscale/expensive Pedestrian safety - the cars are getting incredibly reckless and people are going to get hurt/killed.
- Restaurants, shops, and renters being priced out of the neighborhood; pedestrian safety
- Lack of racial and economic diversity, increasing cost of home ownership
- Rising rent and housing prices, especially Amazon 2nd HQs effect More low/moderately priced service's such as quality dry cleaners (two closed in recent years and the space became a Walgreens and a Bank of America ATM outlet)
- Increasing prices (rent & house prices) and loss of character. all the new development consists of "luxury" condos with sky-high rents and cookie-cutter stores where mixed use is put in.
- Noise levels 2) unsafe to exit side streets due to blind spots on Mount Vernon & too much car traffic. Need to push traffic to Commonwealth & off Mt. Vernon
- Affordable housing at \$200K - 300K OR less than \$1400/mo. rent to get closer to 30% of wages is a challenge. Flash flooding, specifically at Commonwealth & Glebe roads is also a challenge.
- more people are expected to come, creating more traffic. Developers need to contribute more.
- we need more playgrounds and child care options.
- we need more dog parks.
- Del Ray used to be a Black community. We have been pushed out. We need really affordable housing initiative/investment otherwise Latinos will be pushed out of Arlandria too. Master plans are supposed to help everyone, including the very poor who clean houses.
- too much development is bad; the traffic is terrible.
- need more buses all day/night to DC
- we need more buses directly to DC, quickly. Housing cost.
- no big box stores, housing affordability
- housing affordability
- more child care, affordable with quality
- no toxic in playgrounds/tirewaste turf
- gentrification and diversity of needs between elderly, young families, multi-generational families, etc.
- need protected bike lanes

- need more police presence
- housing affordability
- e-scooters are terrible, they are on sidewalks
- density
- we need day care options
- playgrounds are old
- urban blight
- affordability
- n/a
- safety
- schools
- need to do better collecting recycles and other important items to protect environment
- too much traffic
- let's connect Arlandria and Del Ray better
- Affordable housing. It is incredibly expensive to stay here.
- we need more racial and social economic diversity. We need more affordable housing.
- more trees
- cars don't stop and we need better sidewalks and protected bike lanes
- more traffic lights and stop signs as car speed.
- too many homeless. We need to do something to support them not just with housing but also with jobs.
- affordability and diversity in housing
- The most important is increasing the minimum wage so people can afford to live here, parking availability and housing prices
- increasing criminal activity, housing cost
- not affordable to live here
- worry about affordability, lack of parking
- loss of original homes
- it's too expensive to live here.
- Housing cost, schools aren't great
- the schools need to improve
- Affordable housing. It's getting too expensive and might have to leave.
- sidewalks need repair, maintenance of streets, street lights since its dark at night.
- street crossings, safety for pedestrians and cyclist, more variety retail.
- Cars are speeding. We need more traffic calming measures.
- Parking is a challenge
- Annoying regulation; failing parks (dog park)
- maintaining small town feel, GIANT MANSION HOMES LOOMING over everything
- single family housing zones, rising rent
- Losing small businesses. Losing charm- Knocking down older buildings
- Lameness Overly-gentrified
- McMansions/zoning variances Parking
- Cost of living, traffic
- Housing prices, parking
- Gentrification—people unable to afford to stay; racism from new rich white neighbors who use the police to remove “undesirable “ people walking through, under the guise of “public safety.”

- Unplanned growth - please don't just add more condos without thinking and properly planning! Traffic and pedestrian safety - our 25mph streets being used as cut throughs, and cars FLYING down the ave, not stopping for signs or crosswalks.
- possibly overcrowding to allow for more housing options. We are not a fan of high rises and would like to keep delay the way it is- with yards and traditional housing
- restrictive planning and zoning, particular when it comes to accessory dwellings and home owners creating affordable housing nimby
- Lack of protected bike lanes, rising costs
- Large lot development
- Public transportation and affordable housing
- Pedestrian safety Range of affordable housing options
- Lack of easy access to reliable and convenient transit.
- Perimeter development encroachment. Increase in crime
- Affordability, speeding vehicles
- Overcrowding
- Real Estate prices/tear downs of smaller, older homes for large out of place ones instead.
- Affordable housing for teachers and others who work here and don't make 6 figures and Alexandria's propensity for overdevelopment at the expense of our current residents
- There are no healthy, vegetarian friendly restaurants and everything closes by 10pm
- Overdevelopment (no more condos) and maintenance/upgrade (roads/water drainage)
- Traffic and lack of stores
- Affordable housing options; specifically, not unaffordable condos or high rises; e.g., ensuring the "amazon effect" is regulated and the corp held accountable to promises made to the community before releasing taxpayer-funded incentives Keeping small businesses around and successful
- Affordable housing Pedestrian safety
 - Affordability - housing, etc. - grateful for increasing property values but worry that families won't be able to move in b. Staying power - the whole DMV is a transient area, and Del Ray has been fortunate to have many dedicated longtime residents, but I fear that many in my cohort (30s, moved in this decade, young kids) aren't going to stay. Specific factors that seem to drive out people who aren't moving to a different metro area altogether seem to include affordability (need space but can't upgrade nearby; or maybe can't afford to pay childcare costs on top of mortgage, student loans, etc.), as well as education (reputation of schools). Del Ray seems to be a place where people live when they first HAVE kids, but less where people stay to RAISE kids.
- average people are being priced out, no longer a working class community with a diverse population. As the fabric of the neighborhood changes, so does the character- newcomers are not as friendly as they build huge homes on small lots. Rapidly losing our small town vibe. Local businesses are having a hard time succeeding here lately
- People drive way too fast and don't stop at crosswalks on Braddock and Mount Vernon. Increases in crime especially car break ins and package thefts.
- Rapid expansion leading to loss of "neighborhood feel", increase in traffic
- -Empty store fronts: There are now a number of these on Mount Vernon in central Del Ray. Some units have been empty for months (perhaps over a year?). It's sad to see wasted space and I wonder if there are opportunities for short-term community or charitable projects to use the space while waiting for tenants. -Apparently unrestricted increase in house sizes: Whenever a (relatively) small house with a garden comes up for sale, it immediately turns into a huge hole in the ground and eventually ends up as an enormous house with a tiny strip of grass

around the edge. This can only increase problems such as flooding and already crowded on-street parking. It would be good to see some thought put into the overall effects of development rather than each rebuilding project acting as justification for the next one to go ahead.

- Affordable housing, traffic (There are intersections in my neighborhood that are extremely dangerous for cars, humans, bikes, dogs etc ... With the best of intentions, no one can safely use them at any speed (namely, the Glebe-Montrose-Ashby monstrosity, but others as well). To make this a further problem, emergency vehicles use Glebe and Montrose a lot. I would love if the city to take this into account in their plans.)
- maintaining affordability and character in the face of developers knocking down smaller more affordable houses and building McMansions that price anyone without 2 large incomes out of the neighborhood maintaining a neighborly culture
- high rents and home prices
- Cost of homes. Sub-par elementary schools.
- Housing prices and restaurant/shop turn over.
- Rising costs of housing - went from being affordable 5 years ago to being crazy expensive. This disparity cuts the diversity.
- Parking, streets flooding.
- Lack of city services and high taxes - trees on sidewalks never get trimmed back without extensive effort contacting the city, stir water management, few dog waste receptacles on city sidewalks Dangerous driving - people blow through stopsigns on commonwealth and side streets, speed on small narrow roads and there seems to be little police enforcement on Del Ray
- Overbuilding; overcrowded; Speed&volume of drivers in neighborhood
- Tax increases without tangible return on investment (I.e., poor road conditions, lack of runoff management, poor pedestrian safety, no traffic enforcement); lack of parking for residents
- Unrestricted development stripping away the charm of the neighborhood and rise in crime.
- More visitors Increased home prices
- School quality
- Housing affordability and over development
- Too much congestion. Too much development. Stop turning Alexandria into an inner city!!!
- gentrification/skyrocketing property values is bringing more and younger white families and there doesn't seem to be a plan for how to keep longtime residents or attract diverse families to move here.
- Too much new development Increasingly high property taxes
- Gentrification, lack of affordable housing.
- Parking and schools
- Smaller, more affordable homes are being replaced by unnecessarily large, expensive homes. We are losing cultural diversity in the neighborhood.
- Infrastructure (sewers, road surfaces) & already high levels of taxation
- Over development Quality of schools.
- Rising rent costs for businesses and pedestrian safety challenges at busy intersections
- Amazon has already driven up prices, and this will continue. Second, traffic cutting through Del Ray has gotten worse. In such a pedestrian heavy neighborhood, cars speeding through looking for a shortcut are a problem.
- Over developing High rent
- Potential for high rents to push out small businesses; lack of funding and prioritization for school and community services that people actually care about.

- Housing prices and lack of food variety
- Gentrification Not enough variety of restaurants
- Escalating housing prices and too many empty retail/storefronts on Mt Vernon Ave.
- Taking the metro is lengthy; the metro at buses help but having a metro station within a 10 minute walk would be ideal. Finding an affordable apartment here is a challenge.
- Pedestrian safety
- Over-development No preservation for the historical district or homes in the neighborhood. Just knock them down and build as many as we can
- Housing costs (need to keep/expand low-income options) 2) Heavy traffic
- increasing traffic congestion, too many condos
- Preservation of our vibe - both physically in terms of cottages and bungalows - and socially in terms of diversity of all types
- Cut through traffic is horrific! Drivers fly down our street and don't obey no right turn signs on Moncure and E Taylor Run. Would LOVE speed bumps on Putnam!!
- Commercial creep. The 7-11 is drawing trash along the side streets and illegal parking. Parking is the second problem; though I recognize I do want people supporting the businesses.
- Highway mindset of drivers; accessibility of businesses (away from Del Ray/Mt. Vernon strip) for bikes/peds
- Improving the schools. Preserving historic charm and small, local businesses.
 - The Clarendonization of the neighborhood 2. Making everything for and about children at all costs
- Cost of housing. Keeping the historic aspect and feel to the neighborhood stopping developers from tearing down and rebuilding.
- Housing affordability and finding ways for the diverse community to meaningfully integrate. Sometimes Lynhaven feels quite far from Arlandia and Hume Springs. More public events in 4 mile run might help
- Too many people driving carelessly through narrow neighborhood streets; it's just a matter of time before disaster strikes Parking on side streets more than one block from the Avenue needs to be reserved for residents with permits
- Sewage backups Flooding
- Rising housing prices for both businesses and individuals.
- managing growth while preserving neighborhood character 2) maintaining affordability
- Bad roads we need some pot hole repair. An additional dog park would be nice
- Cost of housing. Traffic on Rt 1 between Del Ray and 395/Crystal City.
- constant construction; flooding from houses above the hill that feeds into sewer that comes down under Commonwealth
- Destruction of the character of the neighborhood as more development moves in. The displacement of lower/middle class families as it becomes a more expensive place to live
- Expensive and over crowded
- Rapid development on RT 1 that will increase traffic and limit access to close by shopping
- Parking. Crime.
- Over development. Scooters without a clear place to corral them.
- Condo development which pushes out affordable housing and encroaching traffic from cut thrus off route 1 and other major roads.
- It's becoming too hip, too crowded and a traffic cut through
- Affordability and lingering crime.

- Noise pollution and lack of traffic enforcement (the laws are sufficient, people just don't follow them).
- parking, unsustainably high property taxes
- parking, population density (new condos and apartments)
- increased traffic, increasing unaffordability (we need to upzone and encourage multifamily)
- The stress of new home development is causing traditional style housing to be transformed to modern condos, etc. Additionally, historical business drag (i.e., car dealerships, legacy businesses, etc.) that are located in key real estate are keeping new businesses from growing/coming.
- Need more bars and restaurants and 2) cut through traffic driving too fast
- increasing traffic and speeding cars (and lack of well-lit streets) and just overall maintenance of buildings and schools, etc.
- Affordability, especially in housing. Traffic and challenging commutes into DC, in particular.
- Overdevelopment! Too many historic charming bungalows are being torn down and replaced with boring charmless big box homes. Plus the addition of overly large apartment buildings. 2) Traffic - see also #1 above. I support pedestrian safety, but the road diets, BRT, new curb bumpouts, etc. along with the development have made driving through Alexandria particularly onerous. Scooters are not a viable alternative to most car trips. Removing the southern entrance to the new metro stop is also a big inconvenience for Del Ray residents.
- Corporate America and the destruction of apartments for single-houses.
- Speed of through traffic/cut through Outdoor weed consumption
- Decreasing socioeconomic diversity and 2) an associated decreased acceptance of other points of view or values that sometimes conflict with those of long-time residents.
- rising tax assessments (leading to high tax bills) and diminishing small town feel
- Affordability and congestion - with Amazon coming in, what does that mean for prices (both renting and buying) and how can we deal with many people coming in and still keeping the heart of Del ray
- Gentrification - less than 10 years ago there was still a decent amount of socioeconomic diversity in Del Ray, but almost all the lower income families who had lived here for generations have left, sold their modest homes to developers, and those homes have been replaced with \$1.3M massive homes that dwarf their lots. Related - new homes being built are no longer appropriate to their lots - yards are smaller, outdoor play and living are discouraged, city zoning laws should place tighter limits on home/lot ratios.
- Traffic control and safety - increased vehicular traffic from Route 1 and along Commonwealth, Mt Vernon, and Russell Rd with little enforcement of the speed limits. Drivers disregard pedestrians and with our community having so many kids around, cars seem to not care about stop signs, neighborhood speed limits, or basic right of way laws.
- Affordable housing and development of the Oakville Triangle area
- Affordability and smart growth
- Pedestrian safety and education
- Over development and pricing singles and middle income families out
- Traffic - worried about the Amazon HQ. It will mean more traffic - we need more roads.
- Uncontrolled development
- Meeting people when I don't have kids People complaining about things that don't matter
 - The city government and lack of truthfulness about the Potomac Yard metro station. 2. The increasingly large size of "rebuilt" houses that are taking up the entire lot.

- The construction of unwanted highrises/apartments and mansions that are taking the place of historic homes that give the neighborhood the unique vibe. I feel like if the city plans to continue to allow development of this nature it will really spoil the neighborhood.
- Dual language school that doesn't reflect the zones neighborhood, it belongs in Arlandria and 2 the state of the school. It's in disrepair.
- Trash and gentrification
- the demolition of historic homes for HUGE new builds and the over building of Mt Vernon Ave.
- Remaining affordable with increasing property taxes; traffic in & through the nearby area on Route 1 (concern about impact of development along Route 1)
- Affordable housing options are quickly disappearing. The influx of Amazon workers could change the fabric of the neighborhood.
- Adding retail and restaurants the neighborhood is seeking Traffic congestion
- Speed bumps on Hume Ave
- Rapidly increasing real estate taxes. Accessing pedestrian areas when there are folks riding bikes, scooters, etc on sidewalks and crosswalks. It's mighty scary to have a vehicle sweep past you using these forms of transportation on what rightly should be for walkers.
- traffic and affordable housing
- Parking, speeding
- In terms relevant to planning and zoning ...I encourage you to look for ways over the long term to help Mount Vernon Avenue become vibrant from Monroe all the way to Hume. The car dealers, the Salvation Army church, some of the tiny houses, all create breaks in the streetscape and walkability. I know the city can't order these uses to change, but some of them are outmoded and can probably serve their own purposes better off the avenue. So perhaps there is some way to sunset current uses, or up-zone (?) that would lead the current owners to feel like they are better off selling and moving elsewhere.
- I think the current real estate market is pricing out diversity in the neighborhood. I would like to see mixed income, affordable housing options/programs available in the Del Ray area. Traffic along Braddock road (particularly at Mt. Vernon and Russell Rd.) is awful around rush hour. And in Alexandria in general... I think efficient traffic patterns need to be considered as the population continues to grow. Additional local bus routes/trolleys or could help alleviate some pressure.
- Rising costs of single family housing due to redevelopment of older homes/lots to houses at a much higher price point. Concerns about MVCS physical infrastructure.
- Lack of public transportation
- It is so expensive which creates an array of issues! But we couldn't live anywhere else. I'm definitely concerned about losing the small town feel over time.
 - I live on the Avenue in the Center of Del Ray. I think due to Amazon coming my rent has increased by almost 17% in one year. While I can still afford to pay it, it means that I can save less for retirement. And, I make too much to qualify for any kind of affordable housing. I will probably have to move which is unfortunate because I can currently walk to work. 2. The Avenue seems to becoming more of a bar environment. It used to be that only one place that serves alcohol was open after 9 or 10 PM. This has impacted my peace at night because there is a bar (and restaurant) right below my apartment that I believe is open until 11 and midnight on different nights. It is not the only one and over the last 6-12 months, I hear people talking loudly walking below my window. I am convinced this is due to more local establishments that serve alcohol being open later.

- Traffic - Parking

- People using Elbert Ave as a shortcut and empty storefronts/ unattended parking lots on Mt. Vernon
- poor driving (speeding, not stopping at stop signs) traffic congestion
- traffic/parking safety
- Cut through traffic (Elbert Ave) and vacant stores
- Growth and increase in cost of housing
- pedestrian safety, school overcrowding
- Pedestrian safety
- Car traffic and pedestrians safety
- Traffic Generic overdevelopment
- Gentrification, unplanned density
- Need More Housing co-ops like Casa Chirilagua to keep residents from being displaced.
- Safety and school
- having fear walking at night, very dirty and it looks really bad and unhealthy
- Ability to live where you work- everyone
- Keeping the city council from overdeveloping it
- Taxes and congestion
- Overdevelopment in some comi; underdevelopment in others
- Maintaining affordable housing
- House prices
- Keeping the culture as is
- Traffic safety @ Glebe & Mount Vernon Too much impermeable surfaces!!
- Housing costs Litter Better/more diverse businesses
- Trash and parking restrictions
- Preserve cultural character of Chirilagua I'm concerned about affordable housing in Alexandria
- Pedestrian safety Affordable housing
- Gentrification alongside retaining housing for Latino or section 8 members.
- Litter, pharmacy, hardware store
- housing affordability and increased value of retail area may mean the loss of diverse shopping and dining.
- Hot rods with loud engines screeching up and down Reed Ave. Rock park needs a revamp as a community gathering place.
- Loss of tree canopy, poor school quality.
- Rising tas assessments, lack of maintenance from city.
- Taking forever for the Landmark redevelopment to get underway Getting expensive/tax increases
- Affordability.
- Affordability and pedestrian safety
- All of the cut through traffic and bumper to bumper traffic on Russell makes living here not so appealing. Please reduce our taxes but if not, then please use our tax payer money to put stop signs in throughout the Mt Vernon section of Del Ray. Really hard to turn onto the street without getting hit- bike or car.
- Getting to and from my son's school in the mornings so I can actually go to work: Why should it take me 45 minutes to go 3.4 miles round trip?
- City politics (road diet, poor schools) See above
- Deteriorating school conditions and size of the school

- City restricting traffic flow, excessive speed bumps
- Cut through traffic The mayor Justin Wilson
- Vision Zero. Seminary road redo debacle. I can't go anywhere anymore without horrible traffic.
- Too much traffic and a city council that won't listen
- traffic congestion on quaker and seminary made even worse now since the Seminary Road Diet
- Horrible decisions on road diets. Some city leaders who do not listen to citizens.
- Increasing traffic
- High taxes and MS-13 in Arlandria
- Crime - 3 cars stolen last year; 1 was ours!!!! More street lights are needed. Parking enforcement should increase.
- Need bike lanes and more bike lanes
- The proposal to change single family zoning, density in WestEnd
- Walking at night is difficult. There are few streetlights at the end of commonwealth and I can barely see where I'm going. The intersection of Commonwealth and Glebe feels dangerous because cars are always cutting off bikers or speeding to make the light. That's all I can think of
- Parking. Cut thru traffic
- A City government that thinks money grows on trees and they can just keep raising taxes
- parking, no room to add any houses
- parking, parking
- Cut through traffic from Glebe which will get a lot worse if the road is narrowed. DO NOT SEMINARY ROAD US!!!
- TRAFFIC TRAFFIC TRAFFIC
- We need more public transportation options (bike lanes, safe ways for pedestrians to get around). And we need more close by jobs. I'm concerned about Amazon and affordable housing.
- Pedestrian safety and the impacts of growth
- need those bike lanes like seminary rd, make our main street pedestrian and bikes only!!
- Walkability, things to do
- Affordable housing
- Pitbulls
- Traffic and Congestion
- Lack of bike lanes and affordable, multi unit housing options in Del Ray are a huge challenge.
- Cars go too fast
- Cost of housing/rent and narrow streets
- Princess square (gunfire, garbage, profanity, etc) and zero representation politically
- Bringing Chirilagua and Del Ray closer together, but it's beginning
- It isn't technically my neighborhood, but I am concerned about affordability in Chirilagua and maintaining diversity.
- Older buildings and lack of playgrounds
- Decreasing amount of affordable housing Shrinking diversity
- Noise Bad looking apartments
- Traffic/pedestrian safety Threats to affordable housing/Amazon
- Cost of living School size
- Changing socioeconomics
- High cost of housing Traffic/speeding
- affordability

- Cars Speeding and running stop signs Pedestrian safety
- Housing affordability and NIMBYism
- affordability and diversity of community
- vacant and run-down retail sites 2) pedestrian safety (increase buffer between crosswalks and street parking, better lighting on small streets, flashing pedestrian crossing signs on Mt. Vernon, clearing brambles and bushes that scratch)
- Motor vehicles - Dangerous road conditions due to speed and heavier air pollution from their exhaust Loss of tree canopy - due to increased development of formerly unpopulated lots and insufficient planting to backfill losses
 - Vacant store fronts in "Del Ray North" complex 2. Litter
- Cost of living and litter.
- Ensuring safe neighborhoods, including safe and affordable living conditions. 2) keeping the neighborhood affordable while still allowing for economic growth and advancement
- dangerous/distracted drivers and electric scooters
- executive with W glebe light doesn't detect bikes
- side walk safety, biking safety
- Litter. Shops like car title loans and pawn shops.
- Hosting shortage and public transportation needs
- - Limited/outdated retail and restaurant options which make the area less attractive - the limites/low community activities and events. More programme would strengthen the feeling of belonging to a community.
- Traffic, the streets are too narrow
- Making best use of retail assets Mixing development opportunities with needs of community
- Traffic!!!! I live off of Russell and we get no attention. Bike lanes are not the answer! I can't even get to my house during rush hour. Nightmare.
- Housing affordability, school capacity
- Rapidly rising home prices preventing middle class from moving here and rush hour traffic
- Pedestrian safety, especially crossing Mt Vernon Ave. and Commonwealth Ave.
- Cut through traffic Scooters/cyclists not obeying traffic laws
- Housing costs Litter
- Scooters, narrow streets
- Affordability
- high rent
- affordable housing
- need more affordable housing.
- Dog park needs to look better.
- housing
- Affordable housing
- police needs to be around more frequent. Bar next door is too loud.
- Lack of work force housing
- They never clean the snow.
- Police does not come. The landlord doesn't clean the parking lot, if one day you don't pay, they cut the water.
- housing is too expensive
- weird school district, where are the coffee shops?

- We need to provide more affordable housing for the homeless. I see more homeless people nowadays, it's crucial to provide housing for them.
- Parking
- Need more diversity in Del Ray. Too many white people like me.
- Dog park needs to be improved.
- Potomac Yard Metro entrance exit is not happening. Too much bureaucracy.
- focus more on immigrants to help them
- Rising home prices, crime
- Limited dining/entertainment options within walking distance. Some houses are not shown the same level of care as others.
- People moving to Del Ray for its great personality & then trying to change it to suit themselves. Parking is very limited now compared to the past thirty years I've lived in Del Ray -- streets & sidewalks congested with bicycles, scooters, remote-controlled boards -- that make mobility challenging & hazardous.
- unrealistic housing costs- income inequality cultural split- many activities feel segregated by culture (would love more interaction)
- housing prices
- 1) Lack of medical facilities 2) Poorly managed and run-down apartment developments.
- Crime and places to walk to
- cost, cleanliness
- Pedestrian safety, housing affordability
- I don't like that development companies are coming in and tearing down businesses and building bigger and more. I also don't like that houses are being torn down and being built bigger. The new DelRay is pushing small businesses out and thereby the diversity. You are also pushing the lower middle income people out with the cost of rent and home cost.
- Unchecked development pushing out affordable housing options and minority residents
- Safety and nice 1 and 2 bedroom affordable condos - no steps
- Affordable Housing Affordable Rent for Local Businesses
- Removing the character and diversity of the neighborhood by pricing people out. Loosing the sense of community associated with the neighborhood.
- Crowding and affordability
- Years of rising taxes/fees and reduced City services.
- Access to metro Affordability
- traffic, parking
- The tearing down of historic homes and over development on mt Vernon. Arlandria floors should not have been replaced with the 100 unit condo! Too much density
- Narrow sidewalks. Increased market pressure on small businesses
- McCraftman-ization of the neighborhood.
- The corner of West Glebe and Mt. Vernon needs work. The prevalence of auto title loan stores, pawn shops and check cashing stores will always make it a less attractive option than Del Ray. Given that so much of the city's revenue comes from property taxes, it would be great to balance that with additional revenue.
- Balancing pedestrian safety and accessibility with traffic/cars using the neighborhood as a cut through to/from Route 1 and Russell Road.
- Affordable housing - I'd love to bring my parents here, but they just can't afford it. If only bankers and lawyers can afford to live here, it won't be the vibrant, interesting community that

it is today. The bus schedules could also be better, as there are times when several buses pass at once, and then 30-minute intervals when nothing comes along. This is what generates interest in the scooters, which are dangerous and annoying.

- Affordable housing. Living wage jobs for the people who work in the neighborhood.
- --- LITTER!!!!!!! --- no longer affordable
- 1. Run Down Neighborhood, Chirilagua 2. Need more redevelopment like Del Ray Tower
- Keeping it affordable for current and new residents
- The road pavement is in terrible shape. Alexandria used to take care of its roads. Apparently, the city council has given up. Mt Vernon Avenue is a chaotic mess. I rarely go shopping/dining on the avenue.
- Safety when walking, biking, driving Sidewalks need repair
- Pedestrian safety
 - Neglect of business development on Mt Vernon south of W Glebe Rd is a travesty. Closing the drug store in a community who really needs one they can walk to, a community with a large % that depends on public transportation, showed the City's insensitivity to the residents' need for close access to the services a drug store provides. The same types of businesses north of Mt Vernon & Glebe need to be on the south side. I want to see coffee houses, delis, etc, in addition to what's already there. The vibrancy that exists north of W Glebe needs to exist south of W Glebe. The City's diligence in marketing Del Ray should be extended to the section of Mt Vernon that's not Del Ray. The shopping center that use to be the location of Safeway is an eyesore. The Birchmere, a popular and what appears to be a successful night club can use some aesthetic treatment internally and externally. 2. Housing affordability within Hume Springs is becoming a thing of the past. Developers are converting what use to be affordable townhomes into luxury townhomes, selling them for, in some cases, twice the price or more some of the current residents paid for their homes. Having home values increase is a good thing, however, the City should take diligent efforts to ensure affordable housing is available throughout the city.
- Apartments nearby have increased their occupancy with families doubled up in units, which is causing tremendous overflow parking in the neighborhood. Cut through traffic/speeding in the neighborhood is increasing
- Managing growth and priorities. The city seems to be overly concerned with things like lowering speed limits to 25 mph everywhere instead of making sure the vast majority of residents benefit from current and future growth.
- Litter Noise
- Parking, affordable housing
- Traffic congestion on Mt Vernon and places to park
 - Hume Springs is very disconnected from the rest of the Arlandria and Del Ray on account of Glebe Rd and Northern Mt Vernon Ave. The roads/intersection are very difficult to navigate on a bike or on foot. 2. Flood risk in age of climate change
- Safety issues. Public education needs improvement.
- Land values/housing costs and development pressures
- Loss of affordable housing Daycare taking over Mt. Vernon Ave.
- Development plans with Amazon HQ2 and upkeep of roads. Lots of roads that should be repaved in Hume Springs and Arlandria.
- Pedestrian safety Traffic/parking

- Litter Bad traffic on Route 1
- Overcrowded, aging school buildings. Traffic and congestion.
- overcrowding, infill
- Pedestrian safety (cars running stop signs, etc.), gentrification
- Traffic; limited parking
- 1. Trash/litter on streets/sidewalks/greenspace, parks/fields/footpaths/alleys. It's terrible! 2. Pest Control...rats/mice due to unclean alleys/garbage cans w/out lids, food scraps left out.
- affordability
- schools
- Cut through traffic (MD/DC) and overbuilding
- Rents continue to increase at a unsustainable rate
- The intersection of Glebe and Mount Vernon is very unsafe, not well kept and not pedestrian friendly; it truly serves as a barrier between the "rich and poor" communities in the area like the Anacostia river serves as one for wards 7 and 8 in DC. Another challenge seems to be the reported under-performance of nearby schools, which might be because of language barriers or trauma - but the school district doesn't seem to be doing much about that from the public's perspective.
- Mount Vernon Community school is overcrowded, dilapidated and is Spanish language when that's not reflective of the needs of the neighborhood whatsoever.
- PARKING continues to be a major challenge. Many out of state plates on the street. Also the alley ways need to be repaved.
- Housing costs and street parking
- Litter. Every day there are new piles of litter everywhere. There is a dedicated small group who pickup on the regular but it's very difficult to maintain at times. Outreach between the large Hispanic community and other demographics in the area. I feel there is a gap that should be brought back together.
- Maintaining diversity and pedestrian safety
- increasing housing prices and the quality of the schools
- Lower income families are being priced out, stark divide between Del Ray neighborhoods and Arlandria neighborhoods
- Aggressive drivings Housing costs
- I worry about pedestrian/biker safety, especially since so many children walk/bike to school here. I worry that not every cross street has a 4 way stop and children don't always pay attention to that.
 - Trash, people just dumping garbage on the street and around the exercise area
- increased traffic and affordability--we have reached a 2nd level of gentrification where multi-million dollar monstrosities are replacing the charming older houses.
- None that I can think of
- Being able to safely utilize arlandria area and keeping small crimes at bay that stem from that area.
 - High rent that continues to rise 2. The excessive pace of development
- Trash on streets/safety esp at night
- Affordability. There are so many tear-downs—it's changing the character of the neighborhood and pricing many people out.
- Schools and safety
- Educational equality, gentrification/pricing
- Pedestrian safety/cars/parking Affordability

- The secondary effects of the prospective Amazon housing bubble. Continuing to maintain a variety of businesses while rents continue to rise.
- Housing is so expensive
- Group think and righteous judgement
- Dated infrastructure and slow pace of improvement projects
- Loud vehicle exhausts & jaywalking.
- Capacity of programs (REC/School) and poorly-rated schools
- Affordable housing and lack of 3 bedroom rental properties.
- Overcrowded and aging schools (GWMS ongoing mold issues), and traffic congestion.
- The rising cost of rent, and not being able to afford to buy a home in this area.
- Rapidly rising property values and tax rates A myopic school board on the high school issue
- "Transients" Townhouses are small so young couples move in but don't stay after they have children because they want larger homes.
- Affordability and increased traffic
- School capacity crisis Traffic/pedestrian safety
- Affordability! We moved in to a small "starter" townhouse in Del Ray when we had an infant, and now that our family has grown, we cannot afford to move to a larger house in the neighborhood. I am glad we bought when we did though (just 7 years ago) because we probably couldn't even afford our small townhouse now!
- Getting rid of the scooters Getting rid of the scooters
- Roads in bad shape and street lighting
- Minimal sidewalks/safety
- The Colosanto pool/park eyesore The loss of open space like that cool field next to Kisskadee
- Scooters and conservatives
- Lack of variety: retail and restaurants
- Cars driving too fast in residential areas. Athletic field space
- The age of the dwellings with the dwellings not being up to date. It's not enough play area that's safe for the children to play on.
- housing affordability!!!
- Housing is completely unaffordable. We are at the mercy of landlords and rate hikes that surpass cost of living increases. The risk that this neighborhood will become overwhelmingly wealthy, white, and pretentious is high.
- Housing costs and McMansionization of Del Ray Commercial district that increasingly appeals to outside visitors more than it provides needed services in the neighborhood.
- Housing affordability Quality of Life -- traffic, schools
- Speed/unsafe driving Lack of consistent and reliable internet service
- A lack of high performing Middle and High Schools.
- Maintaining diversity Keeping Del Ray affordable for long term residents while also renovating and updating homes and surrounding areas.
- The housing prices are going up, up, up. No doubt this will change the social class of the people who can afford to live here. 2) Parking is getting hard to come by.
- Housing- both soaring prices but also the risks that developers will upend the unique look and feel of Del Ray houses, changing (/damaging) the style of the neighborhood. Don't want to turn into Arlington or our main street into OldTown (or god forbid, Courthouse). The other is traffic on route 1- insane.
- speeding traffic and tear-downs of housing stock to overbuild on small lots

- Parking on both sides of Neighborhood streets making driving hard. Tearing down of older homes and building McMansions driving up property taxes
- Preserving green space and traffic
- South end of Mt. Vernon needs streetscaping and unity with metro, need protected bikelanes, underground electric
- city council and city council
 - Housing affordability! 2. Unsafe streets for cyclists and pedestrians.
- Increasingly unaffordable and inaccessible. More tangibly, a few issues with sightlines while attempting turns because of parked cars.
- -Overcrowded schools! Housing density increases without building new schools to accommodate. -Dangerous streets: speeders on Taney constantly running stop signs at 50mph even when crossing guard is there. Need traffic calming, less cut-thru traffic. It will get worse with Seminary lane changes and MacArthur coming.
 - gentrification, becoming homogeneous - like Del Ray - challenge of minority owned small business development without being overtaken by large developers like JGB Smith
- Un-affordable housing and Amazon
- Street safety. Many complain about the speed of cars and carelessness of drivers. Crime and person safety. The lower income housing areas have really crime issues that affect the overall perception and safety of the neighbors.
- Litter: city garbage pick up leaves a lot of litter behind; loitering groups on business property leave behind massive amounts of garbage that the businesses don't pick up. 2) filling empty storefronts on Glebe road. Huge opportunity to bring in services—and to promote local spending.
- pedestrian safety & walk ability to other local neighborhoods
- Terrible public schools and people who speed through the neighborhood
- Affordable housing and sustainability of small business
- Affordable housing, traffic
- Crime, people driving too fast
- Keeping local stores as the area changes
- Affordability and increased traffic
- Gentrification, urban tree canopy loss
- High concentration of low income housing. Lack of new development.
- Vehicle speed down our street. Parking availability
- Traffic for most people's commutes
- Lack of traffic calming (eg speed bumps on Glebe, Elbert, Executive, Russell) 2) lack of affordable housing
- Affordable housing Neighbours are loud and dirty
- It looks like crab. It's like even when renovations are done builders go out of their way to make sure the look stays dated and run down. Store signs have had most letters missing for 20 years. It's run down. Even MOM's she is the biggest and has been to a neighborhood went out of their way to make it look like the hood from the outside. Just make things look nicer
- Economic development Perception
- Drug use. Cut thru traffic.
- Safety--there have been two drunk driving accidents in front of my house (dewitt and howell) over the last few years, including one last week. I'm concerned, particularly with the

proliferation of beer gardens and cooler bars in Del Ray, that will continue. Del Ray is first and foremost a neighborhood, with tons of children. School system needs improvement

- Affordable housing - Warwick Village homes are now being sold for over \$600K. The schools - not the Great Schools rating since that's a racist metric - but the facilities themselves. They're dilapidated and apparently nothing gets done in a reasonable time since it took an entire year (!!!) to renovate a playground. I'm not sure who writes the contracts but they didn't do a very good job.
- Traffic from increased density. Too many people because of increased density.
- traffic, crime
- Access and potential.
- parking
- Parking and traffic congestion
- Drivers going too fast and over-development
- Particularly on the main thoroughfares like Mt. Vernon Avenue and Russell Road, many people use our neighborhood as an alternative to Route 1 and I-395 which results in dangerous traffic conditions and multiple pedestrian fatalities in recent years. It is horrible that people have been killed just because someone was in a hurry. Installing more and brighter streetlamps would improve visibility and safety for pedestrians and also improve the aesthetic appeal of the streetscape.
- Affordability, litter and cleanliness
- litter and public drunkenness
- population growth, cost of living
- School problems - especially physical structure- will drive people to move away Housing cost
- Litter and gentrification (I am part of the gentrification for what that is worth).
- Affordable housing and diversity loss. Hands down. But lack of available and affordable child care right behind. DC has free pre-K that every parent has at their local elementary school. Alexandria has months or years long waitlists and tuitions over \$20k/yr. This is why the middle class is getting lost. None of us can afford to have kids and are bankrupting ourselves paying for housing and child care.
- Pedestrian safety
- trash, landscaping, and street parking overflow from commercial neighbors that share the block
- Waze is sending Maryland drivers speeding through our neighborhood. The seminary road change has exacerbated traffic everywhere- especially the intersections at West Braddock and Quaker and Quaker and seminary.
- Supply of housing is not meeting demands--home prices rising Not enough parking
- Traffic Schools
- Drivers speeding down aspen st, parking
- Good public schools; pedestrian and neighborhood safety (minor crime)
- Increasing traffic, development of multi-unit housing and infills in our historic neighborhood
- Need for redevelopment of some unsightly buildings but maintaining a great immigrant neighborhood
- Parking and pedestrians assuming cars will stop when the walk out into the street.
- Clash of older, poorer residents and the newer, well-off residents who want less littering, clean lawns, better noise control, etc
- Alexandria underdeveloped, lack of shops
- Slow to evolve/redevelop problem areas
- Getting more expensive to live in Alexandria, and its getting overdeveloped & crowded.

- Flooding and traffic
 - Lack of affordable housing options for lower income households and workers. 2. Pedestrian safety.
- Look of Mt Vernon Ave. Pedestrian safety
- Cost of living Bigger businesses moving in
- Lack of police parking enforcement for cars parked too close to end of street or commercial vehicles Real estate taxes on the rise Reducing city services
- Traffic on East Glebe rd, quantity and speed
- Automobile traffic Rapidly escalating property values that reduce housing affordability
- Need more apartments
 - House prices are high 2. Power going out during rain
 - property tax 2. sport children for medical care
- All the cut through traffic on Rt 1, DeWitt Ave and Mt Vernon Ave that make it impossible to go south during rush hour
- housing affordability, safe streets
- Affordable housing, ped safety and access at Mt. Vernon and Glebe
- Speed of cars going down Kennedy Street.
- Parking is becoming a problem as more and more of the older homes are turned into rooming houses; and periodic flooding of all of our basements is enormously expensive and demoralizing (plus, every time it happens, some people move, because they realize they would otherwise have to deal with that every few years)
- 1.Affordable housing. As a retiree I can see the time when I will no longer be able to afford the real estate tax. 2. Maintain store and restaurant diversity as taxes increase.
- Need more affordable housing Need increase minimum wage
- Increasing traffic Lack of street parking
- affordability, retaining small businesses
- Needs more investment to develop it so it has have nicer shops and restaurants
- Traffic/parking, petty crime
- Traffic and pedestrian safety
- Security, parking.
- I worry about affordability for the lower income population with Amazon coming in. While it will not necessarily affect me as a homeowner, for those who rent and are making minimum wage, I am concerned their housing will go up and not be affordable. The other concern I have is for pedestrian and bike safety. People speed through the neighborhood and run stoplights fairly frequently - maybe more red light cameras around might help.
- Housing affordability and homeownership affordability.
- cost and traffic
- Lack of affordable housing Development / corporate interests
- Speeding traffic, volume of traffic
- Affordable housing
- Traffic Dangerous situation with pedestrians and bicyclists
- I love our house but the zoning needs to catch up with the reality of how people live in and use their homes in 2019. Home prices are getting almost speculatively high in recent months, keeping people from moving into and up in the neighborhood.
 - Pedestrian/child safety - cars using the neighborhood as through streets don't pay attention to their surroundings. Our streets are narrow and

residential. They aren't meant for the volume and speed of current drivers. (2) Lack of density in the wrong areas contributing to lack of affordable housing. There are too many outdated businesses with big, useless, parking lots. They should be re-developed into low-income housing or businesses with smaller footprints. A few examples of the businesses I mean are the VW dealership, McDonalds, Mom's, the combined Sherwin-Williams and Cuscatelco restaurant, and the churches on the corner of Leadbeater and Mt. Vernon/corner of W. Glebe and Commonwealth.

- Over development and loss of community feel. All new development appears to be very high density and much more impersonal. Large developers always seem to get priority over individual home owners. 2) Traffic. Close to DC and to Amazon we are overwhelmed with through commuters from southern Fairfax County and Maryland. All the bus lanes and metro stops won't keep cars from coming and traffic on Route 1 in particular is already horrendous.
- Affordable housing.
- Affordability. Parking on my street (300 block of E Howell) is challenging on the weekends.
- Pedestrian/cyclist safety More diversity in stores & shops - perhaps related to affordable store space.
- affordable housing affordable dining
- I wish there was an easier or faster way to get to the metro. The journey to Tyson's Corner for work is too long with public transportation; It's faster if I drive.
- Allowing for greater density and housing prices.
- Lack of lower cost dining options & the car dealerships take up a lot of valuable land with really limited utility for most residents (unless you work there)
- How to encourage more vibrancy? Ensure we don't lost our diversity and affordability
- Loss of historic fabric as houses are replaced with mcmansions Loss of economic diversity as it gets too expensive
- Affordability and diversity
- loss of neighborhood feel - McMansions & multiple housing units
- Pedestrian/bike safety, and housing affordability
- Very little retail.
- Pedestrian and cyclist safety Car travel through the neighborhood
- Flooding Safety